

**Subject:** Re: Financials  
**From:** Greg Morena <greg@thealbright.com>  
**Date:** 04/02/2017 03:57 AM  
**To:** Lorena Parker <lparker@sanpedrobid.com>

yes. thanks for explanation.

I want to work on the AR process, I think we can clean up and work towards presenting a proper cash flow forecast document that will help all of plan finances forward.....

HAPPY SUNDAY!

GREG MORENA | THE ALBRIGHT

310.394.9683 ph | [thealbright.com](http://thealbright.com)

On Apr 1, 2017, at 8:47 PM, Lorena Parker <[lparker@sanpedrobid.com](mailto:lparker@sanpedrobid.com)> wrote:

Greg,

Please see the revised attached reports and answers to your questions below.

Ok to send out?

Lorena Parker  
*Executive Director*  
*San Pedro Property Owners' Alliance*  
**San Pedro Historic Waterfront  
Business Improvement District**  
390 W. 7th Street | San Pedro, CA 90731  
T [310.832.2183](tel:310.832.2183) | F [310.832.0685](tel:310.832.0685)  
[lparker@sanpedrobid.com](mailto:lparker@sanpedrobid.com)  
[www.sanpedrobid.com](http://www.sanpedrobid.com)

On Fri, Mar 31, 2017 at 10:01 PM, Greg Morena <[greg@thealbright.com](mailto:greg@thealbright.com)> wrote:

Thanks for sending.

Some minor clean up needed on BS. Okay to adjust for future. Why is AR only 3500, are we waiting on more receivableables?

AR has been adjusted to reflect that we are still awaiting payment of \$50,500 from the CA Arts Council Grant. As of 10 days ago, they asked me to complete the W-9 again with a minor adjustment.

We received the \$3,500 so that has been cleared. We also just received the other \$50,000 from the POLA for last year's trolley grant.

Is there a reason we're presenting Jan? See attached report for Jan and Feb.

I think we should have a YTD vs. LY, as opposed to presented Jan.

Why are feb numbers down vs. LY? The actual amount we receive is based on when the assessments are received. It's never a fixed amount. Assessments get collected from LA County property tax bill. Then, it gets sent to the City of LA. We then receive a monthly report telling us how much \$\$ is available. I then generate an invoice to the City for that amount and about 30 days later the funds are deposited directly into our checking account.

On Fri, Mar 31, 2017, 2:33 PM Lorena Parker <[lparker@sanpedrobid.com](mailto:lparker@sanpedrobid.com)> wrote:

Greg,

Here are the financials for February. I'm getting the agenda out now and will wait for your approval.

Best regards,

Lorena Parker  
*Executive Director*  
*San Pedro Property Owners' Alliance*  
**San Pedro Historic Waterfront  
Business Improvement District**  
390 W. 7th Street | San Pedro, CA 90731  
T [310.832.2183](tel:310.832.2183) | F [310.832.0685](tel:310.832.0685)  
[lparker@sanpedrobid.com](mailto:lparker@sanpedrobid.com)  
[www.sanpedrobid.com](http://www.sanpedrobid.com)

<ProfitandLoss Jan-Feb 2017.pdf>

<BudgetvsActuals2017DetailedFY17P26L.pdf> <Balance sheet as of  
4.1.17.pdf>